

**METROPOLITAN WASHINGTON COUNCIL OF GOVERNMENTS  
777 North Capitol Street, N.E.  
Washington, D.C. 20002-4239**

**MINUTES  
Board of Directors' Meeting  
COG Board Room  
July 13, 2005**

**BOARD MEMBERS, ALTERNATES AND PARTICIPANTS PRESENT AND NOT PRESENT**

**\*SEE ATTACHED CHART FOR ATTENDANCE**

**STAFF**

**David J. Robertson, Executive Director  
Lee Ruck, General Counsel**

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**1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE**

Chair Judith Davis called the meeting to order at 12:06 p.m. with a recitation of the pledge of allegiance.

**2. APPROVAL OF MINUTES OF June 8<sup>th</sup>**

Motion was made, seconded and carried unanimously to adopt the minutes.

**3. AMENDMENTS TO THE AGENDA**

Chair Davis asked that the agenda be amended to allow Vice Chairs Anthony Williams and Jay Fisetto to briefly summarize the testimonies they gave at their respective BRAC hearings last week before the scheduled BRAC action item.

**4. ANNOUNCEMENTS**

Penny Gross briefed the Board on the recent National Association of Regional Councils (NARC) annual conference which she attended as a member of its Board of Directors. She stated that the overall strength of NARC and the importance of its mission were reflected in great conference attendance of about 450 registrants.

A special task force reviewed legislative strategies to tap regional councils' planning and coordination abilities in addressing homeland security challenge. Councilmember Carol Schwartz, a former chair of COG's Emergency Preparedness Council, participated in the task force session.

COG staff arranged for a side-trip visit to a day labor program in Oakland, California which has proven to be very successful. Many jurisdictions have struggled to accommodate day workers in a way that is respectful and addresses community concerns; Oakland's program is being considered a model of what works well. Human Services Policy Committee chairman, Walter Tejada, attended the field trip and will be working with COG staff to share the information learned with area officials.

COG was granted a Certificate of Excellence for two important initiatives this year: the regional gang summit which Ms. Gross chaired and the Board's collaboration with the Greater Washington Board of Trade and the Federal City Council on the Metro Dedicated Funding Panel.

Chair Davis discussed the upcoming annual retreat which will be held in Cambridge, Maryland stating that the program is an excellent, once a year opportunity for the Board to revisit its priorities and focus on the year ahead. In planning the retreat, the committee and staff were guided by three principles: good investment of time; open and diverse discussion; and linkage to COG's work program.

## **5. EXECUTIVE DIRECTOR'S REPORT**

Executive Director David Robertson attended a briefing sponsored by the District of Columbia Department of Health on June 7 concerning the status of the Whitman Walker Clinic. Its Director, Dr. Greg Payne, made a presentation to the CAO's Committee at its last meeting on the continuity of care within the suburban community.

Mr. Robertson thanked Sharon Anderson for her role in providing a link to the Greater Washington Tourism Alliance. This group has now formed a regional alliance and asked Mr. Robertson to brief them on homeland security.

Along with the Assistant Executive Director, Mr. Robertson met with members of the Maryland congressional delegation on June 23 to brief them on COG policy and program activities. The Baltimore Metropolitan Council Executive Director also participated in the briefing. Part of COG's multi year focus on growth and development to has been to have joint presentations and in the past the Executive Directors have addressed the other's Board. Mr. Robertson stated that perhaps this could be done during the fall.

Leadership Washington, an organization which does a lot of work within the greater Washington region, has changed its name to Leadership Greater Washington amidst some concern that its focus was only on the Washington area.

At its last meeting the Board appointed a budget committee and has since developed a two meeting cycle in preparation of the upcoming fiscal year budget. The first meeting will be in September to address proposed assessments and reserves, and the second meeting in October will look at the proposed work plan and budget as they deal with the assessments.

## **6. ADOPTION OF CONSENT AGENDA ITEMS**

A technical amendment was made to Resolution R29-05. The grant amount should be \$730,000 as opposed to the listed \$680,000, and the contract amount of \$544,000 should be changed to \$594,000.

**Action: Consent agenda items A. through D. were agreed upon and adopted with the amendment.**

### **(a) Resolution on Refinancing of COG Headquarters**

In 1987 COG, the International City/County Management Association and the ICMA-Retirement Corporation formed the Center for Public Administration and Service, Inc. (CPAS) to collectively purchase an office building in order to jointly control and stabilize their long-term occupancy costs. COG's Executive Director serves as member of the Board of Directors of CPAS. The building was constructed in 1989 and the parties occupied the building in 1990. The original construction loan matured in 2000 and was refinanced at that time with a 10 year loan at approximately 7.71% through the Bank of America.

Due to current favorable interest rates, the CPAS Chief Financial Officer and the Chief Financial Officers of the individual members of CPAS are recommending that the current 10 year loan be refinanced. The current loan has an early payment penalty of approximately \$3 million. The refinancing will be at an approximate rate of 4.6%. The payback for the early payment penalty will be in 2.2 years. The refinancing of the current loan will be for a period through 2015 and COG's office lease will need to be extended through the term of the loan. It is anticipated that the new loan will be a non-recourse loan.

The Board adopted Resolution R26-05 authorizing COG's Executive Director, as a member of the CPAS Board, to approve a financially favorable refinancing loan, as recommended by the CPAS Chief Financial Officer, and to extend COG's lease of its office space through 2015.

### **(b) Request for Authorization to File a Grand Application with the Federal Aviation Administration for Phase XXIII of the Continuous Airport System Planning Program**

The Board authorized COG to file a grant application with the Federal Aviation Administration (FAA) for Phase XXIII of the Continuous Airport System Planning (CASP) program for the National Capital Region. This application would be in an amount not to exceed \$309,357 for Phase XXIII of the program, which includes the following tasks: 1) Process Regional Air Passenger Survey, and 2) Update Ground Access Forecasts – Phase 1. The FAA will provide funds for ninety-five percent (\$293,889) of the project total. The five percent match, \$15,468 will be provided from local funds. The Board will be asked to adopt Resolution R27-05, authorizing the submission of the grant application.

### **(c) Resolution Authorizing the Executive Director to Submit a Funding Application to the Morris and Gwendolyn Cafritz Foundation for Support of COG's Washington Area Housing Partnership**

The Executive Director or his designee is authorized to submit a funding application to the Morris and Gwendolyn Cafritz Foundation for support of COG's Washington Area Housing Partnership. Grant funds in an amount not to exceed \$20,000 will be requested. No additional COG matching funds are required.

**(d) Resolution Authorizing the Executive Director to Execute a Funding Agreement with the D.C. Department of Health for the Cities Readiness Initiative**

The Board adopted Resolution R29-05 authorizing the Executive Director or his designee to execute a contract with the District of Columbia Department of Health. The DC Department of Health has requested, on behalf of the region, that COG utilize funds, generated by the Department of Health in the amount \$730,000 to support its efforts on the Cities Readiness Initiative mass distribution of medical prophylaxis planning and purchases. The Board will also be asked to authorize the Executive Director or his designee to enter into one or more contracts totaling not more than \$594,000 to provide subject matter expertise and purchase equipment. No COG matching funds are required.

**7. CHESAPEAKE BAY UPDATES**

**a. Review of Frederick County Agricultural Forum**

Commissioner John Lovell, Chair of the Chesapeake Bay Policy Committee (CBPC), presented highlights from the forum. The event was sponsored by the CBPC along with the Maryland Department of Natural Resources to demonstrate the challenges farmers face in implementing measures to improve water quality while maintaining a viable business.

The CBPC would like to build on this event and to expand rural concerns which are not always on the COG agenda. It suggests promoting greater cooperation between urban and rural water quality efforts, the creation of a nutrient trading pilot program, land preservation, and the support of farm markets.

**b. Presentation of Chesapeake Bay Finance Panel Implementation Proposals**

The Chesapeake Bay Program set up a Blue Ribbon Panel to help determine the best way to finance the cost of restoring the Chesapeake Bay and its tributaries. The Blue Ribbon Panel advocated creating a separate Financing Authority without spelling out the details of what it would look like, though they did suggest that the federal-state share for capitalization should be 80-20.

The Bay Program organized a follow on committee, including a number of financial experts to make recommendations on how such an authority would work. Conceptually, both capital and operating funds would flow from the states and the federal government to the Authority; the Authority would be empowered to make grants and loans throughout the Bay watershed; and the amount of capital and the process for making awards is yet to be determined.

They concluded that setting up an authority is feasible if it improves the capacity of state financing systems and/or it provides access to additional capital that otherwise would not be available.

The committee accomplished a lot in a short period and ultimately focused on four core areas: governance; required legislative and regulatory changes; funding mechanisms; and decision making mechanisms for making grants and loans. It envisioned a governing board supported by paid staff and one or more advisory boards. A basic qualification for membership on the authority's governing board would be the commitment to a sustained financial contribution. Formulas for making financial contributions and procedures for making grants and loans would be left to the members as they set up the authority.

Viability of the authority will depend on the assurance of long-term, guaranteed, sustained revenue sources. Ultimately, a formal interstate compact will be required. However, that could take several years and an interstate agreement, backed by legislative action, could bridge the intermediate period.

The next steps for the Bay Program will be discussions with the Bay Partners at the secretary level this summer and consideration by the Executive Council later this year; recommendations from that meeting will be provided in the fall.

Nancy Floreen suggested that a similar committee be set up to look at the challenges of Metro funding.

Mr. Williams noted that he would like to work with Governor Ehrlich and transmit the findings of the CBPC to the Executive Board.

## **8. UPDATE ON OUTCOMES FROM THE "REALITY CHECK ON GROWTH" EVENT**

Len Forkas former Chair of the Urban Land Institute presented a video and a summary report of outcomes from the "Reality Check."

In order to implement the recommendations from the report, a two track process has been developed: 1.) a "Reality Check Road Show" that engages community and planning officials within the jurisdictions and to perform mini reality checks within individual jurisdictions and 2.) a long term partnership to implement reality check within the business community.

Support from the business community, in terms of resources, is essential to obtaining the goal set forth. In order to do this, the way people think about growth in housing and jobs will have to be changed.

Mr. Forkas asked for the Board's help implementing these initiatives, specifically through outreach within each member's jurisdiction.

Nancy Floreen suggested that the report be broadened in scope to reach out to as much of the public as possible, as well as the inclusion of more detailed statistics for purposes of additional analysis.

## **9. ANALYSIS OF THE IMPACTS OF THE U.S. DEPARTMENT OF DEFENSE (DoD) PROPOSED BASE REALIGNMENT AND CLOSURE (BRAC) AND SECURITY-RELATED ACTIONS IN THE WASHINGTON REGION**

Mayor Williams and Mr. Fisetto gave brief summaries of the testimonies given at their respective BRAC hearings last week.

Mr. Fisetto stated that the Virginia hearing was very successful in getting the State's point across. At the helm was Senator John Warner who suggested that the recommendations of the Commission are, in part, illegal as they do not follow the rules by which the recommendations must be made which include cost savings and military value. He added that in just five weeks Arlington County has come up with alternatives that meet the set back requirements but without all of the disruption and that this commission should not preclude the option of local jurisdictions and states working with DoD to better meet the needs of the community.

Mayor Williams added that DoD failed to give weight to some very important factors when developing its recommendations: 1.) historic preservation, 2.) environmental factors, and 3.) homeland security concerns, specifically the need for Washington to have surge capacity and a facility specifically for bioterrorism.

David Robertson stated that during the June 8 meeting, the Board had approved Resolution R19-5 authorizing COG staff to undertake an assessment of the impacts of the Department of Defense Base Realignment and Closure (BRAC) recommendations for the Washington region.

Before acting on the resolution, the Board was briefed on the report with summaries from Paul DesJardin, Planning Director, on the key findings as they related to employment and household activity; Ron Kirby, Director of Transportation Planning, on transportation and air quality impacts; and John McClain, Deputy Director of George Mason's Center for Regional Analysis, on the methodology and assumptions of the report.

Mr. DesJardin summarized the land use and economic findings from the report, stating that the analysis was focused on two time periods – 2010 and 2020. He stated that for 2010, total projected employment for the Washington metropolitan region would be reduced due to the proposed BRAC changes by approximately -15,000 jobs compared to the Round 6.4A Forecasts. Several jurisdictions would see a reduction in projected employment, including Arlington County (-19,321 fewer jobs), the City of Alexandria (-7,539 jobs), and the District of Columbia (-6,508 jobs). He added that several jurisdictions would see an increase in projected employment, including Fairfax County (+14,506 additional jobs), Anne Arundel County, Maryland (+4,450 jobs), Prince William County (+2,500 jobs) and Prince George's County (+1,496 jobs). Mr. DesJardin said that while total 2010 employment in COG's Regional Activity Center Clusters would be about -1.2 percent lower than foreseen in Round 6.4A due to BRAC, the "I-95/Springfield Area" and "Bethesda/Friendship Heights" would see more jobs than were previously anticipated. No changes in the projected number of households in the region are anticipated.

For 2020, Mr. DesJardin stated that total projected employment for the Washington metropolitan region would increase by approximately 13,700 jobs due to BRAC. He said that projected employment in Fairfax County would increase by approximately 21,400 jobs, followed by Anne Arundel County (+5,361 jobs), Prince William County (+3,013 jobs), and Prince George's County (+1,557 jobs). 2020 projected employment in Arlington County would total approximately -6,600 fewer jobs due to BRAC, followed by the District of Columbia (-4,511 jobs) and the City of Alexandria (-2,400 jobs). Approximately 8,500 additional households would be added to the region as a result of BRAC, with increases anticipated in Prince William (+3,000 households), Fairfax (+2,000 households) Stafford (+1,500 households) and Montgomery (+1,000) counties, and the District of Columbia (+1,000).

Mr. McClain discussed methods and assumptions used by George Mason University's Center for Regional Analysis to develop the changes to the growth forecasts. Mr. Kirby described the transportation and air quality impacts shown in the report, stating that for 2010, total regional transit trips would decrease by -18,528, total vehicle trips would increase by 26,790, and regional vehicle miles traveled would increase by 73,829. Mr. Kirby said that VOC emissions would increase by 0.03 tons per day compared to Round 6.4A, while NO<sub>x</sub> would increase 0.02 tons per day. For 2020, transit trips would decrease by -6,097, vehicle trips would increase by 84,932, and vehicle miles traveled would increase by 133,435. VOC emissions would increase by 0.08 tons per day while NO<sub>x</sub> would increase 0.03 tons per day.

Mr. Fissette moved, and it was seconded, to open up resolution R25-05 for discussion.

The following amendments were made and accepted as friendly amendments prior to the call for a vote:

- Mr. Fiset suggested the addition of both a "whereas" and a "therefore" clause to state, "WHEREAS the Secretary of Defense already has the full authority to terminate facility leases and relocate functions from leased space, and does not need the BRAC process to do so;" and "THEREFORE COG urges the independent BRAC Commission to carefully review and consider the testimony and written materials submitted by COG member jurisdictions and others that testified at the public hearings held in Maryland, Washington, DC and Virginia."
- Ms. Gross suggested language to read "WHEREAS this analysis compared the potential impacts on employment and households, on regional activity centers, and on transportation and air quality projections, first for the year 2010 and then for the year 2020; and WHEREAS projections for the year 2010 show regional disruptions and modifications, with significant impacts in certain sub-regional areas, including projected reductions in transit use and increases in vehicle trips, vehicle miles traveled and poor air quality, which are inconsistent with adopted regional land use, transportation and air quality policy goals."
- Mr. Mendelson suggested that language be modified in "therefore" clause 4 to state "...recommendations to the BRAC Commission *are* inconsistent" rather than *may be*.
- Ms. Floreen suggested a clause to read "WHEREAS there are significant implications to the jurisdictions of the Metropolitan Washington Council of Governments (COG) regarding future employment, transportation infrastructure needs, traffic congestion and air quality if the DoD recommendations are followed."

**ACTION: Motion was made, seconded and carried to adopt Resolution R25-05 with the amendments referenced above. Ms. Barg abstained on all votes.**

**THE NEXT BOARD MEETING WILL BE ON WEDNESDAY September 14, 2005  
ATTENDANCE: July 13, 2005**

**BOARD OF DIRECTORS/ALTERNATES 2005**

<u>Jurisdiction</u>	<u>Member</u>	<u>Y/N</u>	<u>Alternate</u>	<u>Y/N</u>
<b>District of Columbia</b>				
<b>Executive</b>	Hon. Anthony A. Williams	Y	Ms. Alfreda Davis	Y
	Mr. Robert Bobb	N	Ms. Sharon Anderson	Y
<b>Council</b>	Hon. Phil Mendelson	Y		
	Hon. Carol Schwartz	Y		
<b>Maryland</b>				
Bowie	Hon. G. Frederick Robinson	N		
College Park	Hon. Robert Catlin	Y		
Frederick County	Hon. John R. Lovell, Jr.	Y		
Gaithersburg	Hon. John Schlichting	Y		
Greenbelt	Hon. Judith "J" F. Davis	Y		
Montgomery County				
<b>Executive</b>	Hon. Douglas M. Duncan	N	Mr. Bruce Romer	N
<b>Council</b>	Hon. Nancy Floreen	Y		
	Hon. Michael Knapp	N		
Prince George's County				
<b>Executive</b>	Hon. Jack B. Johnson	N	Dr. Jacqueline Brown	Y
<b>Council</b>	Hon. Camille A. Exum	Y	Ms. Sandra Peaches	N
	Hon. Tony Knotts	Y		
Rockville	Hon. Robert E. Dorsey	Y		
Takoma Park	Hon. Bruce Williams	Y		
Maryland General Assembly	Hon. William Bronrott	Y		
<b>Virginia</b>				
Alexandria	Hon. Redella S. Pepper	Y		
Arlington County	Hon. G. N. Jay Fisette	Y		
City of Fairfax	Hon. Robert F. Lederer	N		
Fairfax County	Hon. Gerald E. Connolly	N		
	Hon. Penelope A. Gross	Y		
	Hon. Joan DuBois	Y		
Falls Church	Hon. Daniel Gardner	N	Marty Meserve	N
Loudoun County	Hon. Lori Waters	Y		
Manassas	Hon. Douglas Waldron	Y		
Manassas Park	Hon. Frank Jones	N	Mr. Michael Bunner	N
Prince William County	Hon. Maureen Caddigan	N	Mr. Dana Fenton	Y
	Hon. Hilda Barg	Y	Mr. Rick Canizales	Y
Virginia General Assembly	Hon. James M. Scott	N		



<b>Other Participants</b>
Len Forkas Chair, Urban Land Institute – Washington
John McClain Deputy Director, Center for Regional Analysis, George Mason University